

**City of Wichita, Kansas**  
**Americans with Disabilities Act Transition Plan**  
**Lynette Woodard Recreation Center**

2750 East 18<sup>th</sup> Street

**July 2005**



Prepared by

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In conjunction with

**The Great Plains ADA & IT Center and the City of Wichita Disability Advisory Board**

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## City of Wichita – ADA/504 Transition Plan – Lynette Woodard Recreation Center - July 2005

Legend: **Blue** font identifies hyperlinked documents – **Red** font indicates recommended changes to structures or policies

Locations	Structural Inconsistencies		Recommended Corrections/Modifications to Ensure Program Access	Criteria – L=low, M=medium, H=high			Supplemental Technical Information			Finalized Actions		
Location	Identified Issue	ADAAG Specifications	Recommended Correction	Priority (overall)	Public Access	Frequency - PWD	Photo #	Conceptual Costs	Support Information	Finalized Correction	Date to be Corrected	Date Completed (Include initial)
1. Parking	Three parking spaces are designated as accessible in the parking lot. One has an upright sign which is too low; the other two do not have upright signs. None are designated van accessible.	<a href="#">4.1.2(5)(b)</a>  <a href="#">4.6.4</a>	ADAAG requires accessible parking spaces to be located in each parking lot. Accessible parking spaces are required to have upright signage that includes the symbol of accessibility and van accessible signage where required. Such signs are required to be located so they can be seen with a vehicle parked in the space. This requirement can generally be adhered to with the sign mounted at 5-feet high measured to the bottom of the lowest sign. <b>Provide upright signage in front of each existing accessible vehicle parking space, which complies with ADAAG specifications. Ensure that at least one accessible parking space is designated van accessible.</b>	L M	H	H	<a href="#">01</a>	\$400	(See <a href="#">Accessible Parking Detail – Attachment A and Parking Technical Bulletin</a> , for greater clarification).			
2. Parking	The surface slope of one accessible parking space is too steep due to a concrete drainage path.	<a href="#">4.6.3</a>	ADAAG requires accessible parking spaces and access aisles to have surface slopes that do not exceed 2%. <b>Create other accessible parking at another location, which is still on the shortest path of travel to accessible entrances.</b>	L M	H	M	<a href="#">1</a>	\$1,000	See the <a href="#">Accessible Parking Detail for more details on parking surfaces.</a>			
3. Exterior Pedestrian Paths	The curb ramp, leading from the parking lot, does not have a level landing at the top.	<a href="#">4.3.7</a>	According to ADAAG, nowhere shall the cross slope of an accessible route exceed 1:50. At the existing curb ramp, since a turn is required at the top to follow the path of travel, a steep cross slope exist on the path of travel. <b>Modify the top of the curb ramp so that a level landing exists or create a sidewalk cut that is level with the parking lot, where ramps lead up to the sidewalk level from the sidewalk cut.</b>	L	H	M	<a href="#">12</a>  <a href="#">13</a>	\$500	See <a href="#">Building Block 5 – Curb Ramps</a> for additional ADAAG specifications.			



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5. Exterior Pedestrian Paths	An accessible path of travel does not exist leading to the individual set of swings	<a href="#">4.3.2</a> <a href="#">4.1.2</a>	According to ADAAG, At least one accessible route complying with <a href="#">4.3</a> shall be provided within the boundary of the site from public transportation stops, accessible parking spaces, passenger loading zones if provided, and public streets or sidewalks, to an accessible building entrance. Due to dirt/grass surfaces, an accessible path of travel does not exist leading to the swing set. An accessible route must be stable, firm and slip-resistant (rubber, concrete or asphalt). <b>Ensure that an accessible path of travel exists leading to all facilities that are required to be accessible.</b>	L	H	M	<a href="#">3</a>	\$1,000	<a href="#">ADAAG</a>			
6. Exterior Pedestrian Paths	A stable, firm and slip resistant surface does not exist leading to the individual swing set; and does not exist in the use zone around the swing set.	<a href="#">15.6.4.1</a> ( <a href="#">GAD AAG FR</a> )	Since ADAAG does not specifically provide guidance on how to make play areas accessible, we are required to examine existing federal information, which is currently not part of the ADA and, therefore, not enforceable guidance. Two such documents exist; the <a href="#">Play Areas, Final Rule</a> , October, 18 <sup>th</sup> , 2000 (Play Areas Final Rule); and the <a href="#">New ADAAG</a> , November 24 <sup>th</sup> , 2004, Chapter 2, 240 Play Areas and Chapter 10, 1008 Play areas (New ADAAG). In essence, both of the Play Areas Final Rule and New ADAAG are identical and both were created by the U.S. Access Board. Due to surface cross slopes greater than 1:50, running slopes greater than 1:12, and abrupt changes in level greater than ½-inch the swing set is not accessible. In other words, the existing sand surface is not considered an accessible surface. <b>To ensure an accessible route surface, not requiring regular maintenance, which is also impact attenuating, we recommend that one accessible path of travel, be installed which consists of either rubber tiles or poured rubber, leading to swing set. We also recommend that a rubber surface be provide in the use zone of at least one swing in the set of swings However, such rubber surface is not technically required by the available accessibility guidance.</b> (Note: A well maintained wood fiber surface, as defined in ( <a href="#">SEWFAPS</a> ), is also considered accessible under the conditions that such surface is maintained regularly.	L	H	M	<a href="#">3</a>	\$2,000	For additional qualitative guidance we utilized “ <a href="#">Guide to the ADAAG &amp; Final Rule (GADAAGFR)</a> ” and “ <a href="#">Stabilized Engineered Wood Fiber for Accessible Playground Surfaces, Final Report (SEWFAPS)</a> : Phase III, December 2004. <i>(not enforceable)</i>			

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7. Exterior Pedestrian Paths	A portion of the sidewalk leading to the Rec. Center is a ramp, which does not provided extended handrails and has an abrupt change in level.	4.8	ADAAG specifies that accessible routes with running slopes greater than 5% provide handrails on each side and the handrails must extend 1-foot at the top and bottom of each ramp run. According to ADAAG, changes in level up to 1/4 in (6 mm) may be vertical and without edge treatment (see Fig. 7(c)). Changes in level between 1/4 in and 1/2 in (6 mm and 13 mm) shall be beveled with a slope no greater than 1:2 (see Fig. 7(d)). The abrupt change at this ramp is measures over 1-inch. Modify the existing ramp so that it has extended handrails and has not surface abrupt changes in level greater than 1/4-inch.	L ® H	H	M	1 4	\$500	Ramp Detail			
8. Exterior Pedestrian Paths	An accessible path of travel does not exist leading to the west play area.	4.3.2 4.1.2	According to ADAAG, At least one accessible route complying with 4.3 shall be provided within the boundary of the site from public transportation stops, accessible parking spaces, passenger loading zones if provided, and public streets or sidewalks, to an accessible building entrance. Due to dirt/grass surfaces and a very steep running slope, an accessible path of travel does not exist leading to the swing set. An accessible route must be stable, firm and slip-resistant (rubber, concrete or asphalt). Ensure that an accessible path of travel exists leading to all facilities that are required to be accessible, which is stable, firm and slip resistant; and does not have steep running slopes.	L M	H	M	6 7 8 9 10	\$1,000	ADAAG			

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9. Play Equipment	A stable, firm and slip resistant surface does not exist leading to the individual play components and play structure exit points; and does not exist in the use zone around any of the play facilities; at the west play area.	<a href="#">15.6.4</a> <a href="#">1</a> <a href="#">(GAD</a> <a href="#">AAG</a> <a href="#">FR)</a>	Since ADAAG does not specifically provide guidance on how to make play areas accessible, we are required to examine existing federal information, which is currently not part of the ADA and, therefore, not enforceable guidance. Two such documents exist; the <a href="#">Play Areas, Final Rule</a> , October, 18 <sup>th</sup> , 2000 (Play Areas Final Rule); and the <a href="#">New ADAAG</a> , November 24 <sup>th</sup> , 2004, Chapter 2, 240 Play Areas and Chapter 10, 1008 Play areas (New ADAAG). In essence, both of the Play Areas Final Rule and New ADAAG are identical and both were created by the U.S. Access Board. The individual and composite play components within this play area are accessible according to the Play Areas – Final Rule. However, Accessible routes do not lead to required accessible play equipment, due to surface cross slopes greater than 1:50, running slopes greater than 1:12, and abrupt changes in level greater than ½-inch. In other words, the existing sand surface is not considered an accessible surface. <u>The composite play structure does have a rubber accessible surface which leads to it, but no such surface leads from it's exit points, nor to other ground level play components.</u> <b>To ensure an accessible route surface, not requiring regular maintenance, which is also impact attenuating, we recommend that one accessible path of travel, be installed which consists of either rubber tiles or poured rubber, leading to each single play component and exit points of the composite play structure. We also recommend that a rubber surface be provide in the use zones of each single play component and the composite play structure</b> However, such rubber surface is not technically required by the available accessibility guidance. (Note: A well maintained wood fiber surface, as defined in <a href="#">(SEWFAPS)</a> , is also considered accessible under the conditions that such surface is maintained regularly.	L	M	M	<a href="#">6</a> <a href="#">7</a> <a href="#">8</a> <a href="#">9</a> <a href="#">10</a>	\$3,000	For additional qualitative guidance we utilized “ <a href="#">Guide to the ADAAG &amp; Final Rule (GADAAGFR)</a> ” and “ <a href="#">Stabilized Engineered Wood Fiber for Accessible Playground Surfaces, Final Report (SEWFAPS)</a> ”; Phase III, December 2004. <i>(not enforceable)</i>			



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10. Lighted Playing Field	An accessible path of travel does not exist leading to the lighted playing field.	<a href="#">4.5.1</a> <a href="#">4.1.2(2)(b)(RF)</a>	An accessible route complying with <a href="#">4.3</a> is required to directly connect both sides of the court in court sports, according to the Recreational Facilities – Final Rule ( <i>not enforceable</i> ). <b>Provide an asphalt or concrete path of travel to this playing field, if it is utilized as a court sports field.</b>	L	M	M	<a href="#">11</a>	\$1,000	See The Recreational Facilities – Final Rule, Section <a href="#">4.1.2(2)(b)</a> ( <i>not enforceable</i> )			
11. Interior – Rec. Center	Appropriate maneuvering space does not exist at the entrances to Game Rooms 2 and 3.	<a href="#">4.13.6</a>	The existing entrance doors provide 10-inches of space at the latch pull side. ADAAG requires at least 18-inches to the latch pull side of doors of this type. <b>Modify this door to comply with ADAAG specifications, if it is technically feasible to do so.</b>	L M	M	M	<a href="#">15</a>	\$500	See <a href="#">Building Block 8 – Accessible Doors</a> for more information regarding maneuvering space			
12. Interior – Rec. Center	Round door opening hardware exists on the game storage door in Game Room 2.	<a href="#">4.13</a>	According to ADAAG, any doors used by the general public in existing buildings are required to have opening hardware, which does not require tight grasping or twisting of the wrist to operate. <b>Modify this door by replacing door knobs with lever-type hardware or installing add-on levers.</b>	L H	M	M	<a href="#">17</a>	\$15	See Attachment B – <a href="#">Accessible Door Hardware</a> for information on inexpensive add-on lever handles.			
13. Interior – Rec. Center	An accessible path of travel does not exist leading to the lower basketball court and lower level due a very steep running slope on a ramp.	<a href="#">4.8</a>	The slope of the existing ramp is approximately 5 times steeper than ADAAG’s maximum of 8.33%, measuring 30%. <b>Create another fully accessible route to the lower basketball court, via an elevator or lift. Do not continue to utilize the existing ramp since it is a safety hazard.</b>	H ® H	H	M	<a href="#">40</a>	\$2,500	<a href="#">Ramp Detail</a>			

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14. Interior – Rec. Center	A hi-lo drinking fountain does not exist where the drinking fountain is located near the upper restrooms.	<a href="#">4.15</a> <a href="#">4.1.3(10(a))</a>	According to ADAAG if only one drinking fountain is provided on a floor there shall be a drinking fountain which is accessible to individuals who use wheelchairs and one accessible to those who have difficulty bending or stooping. <b>Ensure that at least one set of hi-lo drinking fountains exist on this floor.</b>	L	L	M	<a href="#">21</a>	\$1,000	<a href="#">Building Block 7 – Drinking Fountains</a>			
15. Interior – Rec. Center	A hi-lo drinking fountain does not exist where the drinking fountain is located on the lower level near the Gym.	<a href="#">4.15</a> <a href="#">4.1.3(10(a))</a>	According to ADAAG if only one drinking fountain is provided on a floor there shall be a drinking fountain which is accessible to individuals who use wheelchairs and one accessible to those who have difficulty bending or stooping. <b>Ensure that at least one set of hi-lo drinking fountains exist on this floor.</b>	L	L	M	<a href="#">24</a>	\$1,000	<a href="#">Building Block 7 – Drinking Fountains</a>			
16. Upper Lever Restrooms	The water closets, in the men’s and women’s restrooms, are not centered at 18-inches.	<a href="#">4.16</a>	According to ADAAG, accessible water closets must be centered at 18-inches from the side wall. The existing water closets are centered at 21-inches. <b>Move the water closets so they are centered at 18-inches or move sidewalls so the water closets are centered at 18-inches, if doing so is technically feasible.</b>	L	H	M	<a href="#">19</a> <a href="#">23</a>	\$500	<a href="#">Restroom Figures – Building Blocks</a>			
17. Upper Lever Restrooms	The lavatory, in the men’s restroom, has round knobs for faucet controls.	<a href="#">4.19</a>	At least one lavatory should have faucet controls that do not require a tight grasp or pinching or twisting of the wrist to operate. <b>Replace the round knobs on one lavatory in each restroom with lever type, push button or motion activation faucet controls.</b>	M H	H	M	<a href="#">18</a>	\$100	See Attachment 4 – <a href="#">Lavatory Specifications</a> for more information on accessible lavatories.			
18. Upper Lever Restrooms	The mirror, in the men’s restroom, is located too high at 43-inches.	<a href="#">4.19.6</a>	At least one mirror in each restroom is required to be located so that the bottom edge of the reflecting surface is a maximum height of 40-inches. Typically, this barrier can be removed by installing an additional full length mirror. <b>Install a full length mirror.</b>	L	H	M	<a href="#">20</a>	\$25	<a href="#">ADAAG</a>			



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Location	Identified Issue		Recommended Correction							Finalized Correction		
19. Upper Lever Restrooms	The urinal, in the men’s restroom, is located too high.	<a href="#">4.18</a>	At least one urinal is required to be located so that the rim is a maximum of 17-inches high. Existing urinals have rims located at 24-inches high. <b>Modify one urinal so that the rim is no higher than 17-inches.</b>	L	H	M	<a href="#">19</a>	\$100	See <a href="#">the Accessible Urinals</a> figure for more details.			
20. Lower Lever Locker/Restrooms	An accessible path of travel does not exist leading to the lower locker/restrooms due a very steep running slope on a ramp.	<a href="#">4.8</a>	The slope of the existing ramp is approximately 5 times steeper than ADAAG’s maximum of 8.33%, measuring 30%. <b>Create another fully accessible route to the lower basketball court, via an elevator or lift. Do not continue to utilize the existing ramp since it is a safety hazard.</b>	H	H	M	<a href="#">40</a>	\$2,500	<a href="#">Ramp Detail</a>			
21. Lower Lever Locker/Restrooms	The men’s and women’s locker/restrooms do not provide Braille signage at the entrance doors.	<a href="#">4.1.3(16)</a> <a href="#">4.30.4</a>	ADAAG requires public restrooms to be designated with Braille, raised letters, and the symbol of accessibility, where restrooms are accessible. <b>Provide ADAAG compliant signage at restroom entrances.</b>	L	L	M	<a href="#">2532</a>	\$100	<a href="#">Signage Specifications for Permanent Rooms and Spaces</a>			
22. Lower Lever Locker/Restrooms	Appropriate maneuvering clearance does not exist at the entrance doors.	<a href="#">4.13.6</a>	The existing entrance doors provide 2-inches of space at the latch pull side. ADAAG requires at least 18-inches to the latch pull side of doors of this type. <b>Modify this door to comply with ADAAG specifications, if it is technically feasible to do so.</b>	M	M	M	<a href="#">2532</a>	\$1,000	See <a href="#">Building Block 8 – Accessible Doors</a> for more information regarding maneuvering space			
23. Lower Lever Locker/Restrooms	The entrance doors are too narrow.	<a href="#">4.13.5</a>	Doors, leading to accessible facilities, are required to have a minimum clear opening of at least 32-inches measured with the door open 90-degrees. The existing doors only provide a 28-inch clear opening. <b>Modify the entrance door to comply with ADAAG specifications by installing fold-away hinges, if it is possible to do so and technically feasible.</b>	M	H	M	<a href="#">2532</a>	\$100	See <a href="#">Building Block 8 – Accessible Doors</a> for additional information			



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27. Lower Lever Locker/Restrooms	The lavatories, in the men’s and women’s restrooms, are inaccessible due to round knobs for faucet controls and exposed pipes.	<a href="#">4.19</a>	Pipes under lavatories are required to be insulated or otherwise configured to avoid contact. At least one lavatory should have faucet controls that do not require a tight grasp or pinching or twisting of the wrist to operate. <b>Replace the round knobs on one lavatory in each restroom with lever type, push button or motion activation faucet controls and wrap pipes with insulation.</b>	L H	H	M	<a href="#">2634</a>	\$250	See Attachment 4 – <a href="#">Lavatory Specifications</a> for more information on accessible lavatories.			
28. Lower Lever Locker/Restrooms	An abrupt change in level exists leading to the showers in the men’s and women’s locker/restrooms; and an accessible shower does not exist.	<a href="#">4.1.2(6)</a>	ADAAG does not specifically address accessibility in gang showers. However, a roll-in shower can be incorporated into the design by providing grab bars in a complying configuration. <b>Modify both gang showers so that they are on a fully accessible path of travel without steps and modify one shower in each locker room to comply with <a href="#">ADAAG 4.21</a>.</b>	M H	M	M	<a href="#">2830</a>	\$3,000	See Attachment 5 – <a href="#">Accessible Shower Specifications</a> for more information.			
29. Lower Lever Locker/Restrooms	The urinal, in the men’s restroom, is located too high.	<a href="#">4.18</a>	At least one urinal is required to be located so that the rim is a maximum of 17-inches high. Existing urinals have rims located at 24-inches high. <b>Modify one urinal so that the rim is no higher than 17-inches.</b>	L	H	M	<a href="#">27</a>	\$100	See <a href="#">the Accessible Urinals</a> figure for more details.			

**Lynette Woodard Recreation Center - Conceptual Cost Projections**

Total	\$25,890
Year One (Very High)	\$0
Year Three (High)	\$10,865
Year Five (Medium)	\$4,000
Year Ten (Low)	\$11,025